

FINAL AGENDA
OFFICE OF THE ZONING ADMINISTRATOR
Regular Meeting
MAY 31, 2018, 8:30 A.M.
COC Conference Center Hearing Room
5520 Overland Avenue, San Diego, California 92123

For additional documentation on this item, please visit:

<http://www.sandiegocounty.gov/content/sdc/pds/ZA/180531-Supporting-Documents.html>

1. Via Roswitha Tentative Parcel Map, PDS2016-TPM-21243, PDS2017-ER-16-08-006 (Truong)

The purpose of this hearing is not to approve the project, but rather to find that feasible mitigation measures have been applied to the project pursuant to CEQA Guidelines Section 15183. The project is a minor subdivision to divide a 9.32 acre property into two lots. The project site is located at 18181 Via Roswitha in the San Dieguito Community Plan Area. The site contains an existing single-family residence on Parcel 1 that would remain, and an existing guest living quarters which will become the primary residence on Parcel 2. Access to the site will be provided by driveways connecting to Via Roswitha (Parcels 1 and 2). The project is served by the Rancho Santa Fe Sanitation District and water is provided by the Olivenhain Municipal Water District. An approximate 500-foot extension of sewer and water utilities will be required by this project. No earthwork is being proposed. The project site is subject to the Semi-Rural General Plan Regional Category, Land Use Designation Semi-Rural (SR-2). Zoning for the site is Rural Residential (RR). The project is consistent with density and lot size requirements of the General Plan and Zoning Ordinance. (APN: 265-260-20)

The decision on this Tentative Parcel Map is within the jurisdiction of the Director of Planning & Development Services; therefore, hearing testimony will be limited to the finding required by CEQA Guidelines section 15183(e)(2).

2. Gonzales Minor Use Permit Cottage Industry; PDS2017-ZAP-17-003: Ramona Community Plan Area (Leavitt)

This project is a Minor Use Permit (ZAP) to allow for the operation of an existing Cottage Industry woodworking and custom furniture / cabinet workshop. The production for the Cottage Industry occurs in a 1,000 square foot portion of an existing 2,880 square-foot detached garage. The project site also contains an existing single family dwelling and an existing 1,920 square-foot detached barn. The project site is located at 3003 Rancho Maria Lane in the Ramona Community Plan Area, within unincorporated San Diego County. Access is provided by a driveway connecting to Rancho Maria Lane. The site is currently served by on-site groundwater and an on-site wastewater treatment system. The project site is subject to the Semi-Rural General Plan Regional Category, Land Use Designation Semi-Rural Residential (SR-10). Zoning for the site is Limited Agriculture (A70). No new construction or earth movement is proposed. (APN: 283-055-49)

This Agenda is now available on the County of San Diego's Planning & Development Services web page at <http://www.sandiegocounty.gov/content/sdc/pds.html>; click "Menu," "Public Hearing Information" then click, "Watch Zoning Administrator Meetings/Find Agendas."

ZA180531 AGENDA